
 SUBJECT TRACT  
 ZONING BOUNDARY

**PUBLIC NOTIFICATION**

**CASE#:** C16-2015-0003  
**LOCATION:** 8100 ANDERSON MILL RD

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



1" = 400'

CITY OF AUSTIN  
APPLICATION TO SIGN REVIEW BOARD  
SIGN VARIANCE

\*Roll# R322522  
CASE# C16-2015-0003  
ROW# 11290489

**WARNING: Filing of this appeal stops all affected construction activity.**

**PLEASE: TYPE AND COMPLETE ALL REQUESTED INFORMATION.**

STREET ADDRESS: 8100 Anderson Mill

LEGAL DESCRIPTION: Subdivision - Broadstone at Parmer

Lot(s) 1 Block A Outlot \_\_\_\_\_ Division Broadstone at Parmer

I/We Hardman Signs on behalf of myself/ourselves as authorized agent for  
Broadstone 8100 affirm that on Feb 5, 2015, hereby apply for a hearing before  
the Sign Review Board for consideration:

ERECT - ATTACH - COMPLETE - REMODEL - MAINTAIN

3' x 8'-6" sign cabinet to entrance wall

in a ETJ/MUD zoning district and located within the Scenic Roadway  
Sign District.

Please contact Eben Kellogg with the Electric Utility at (512)322-6050 and send him a scan of your request to [eben.kellogg@austinenergy.com](mailto:eben.kellogg@austinenergy.com) before filing your application with this office to discuss your request. The Electric Utility will recommend the board deny your request if it will result in an encroachment into an electric easement or an NESC violation.

NOTE: The Board must determine the existence of, sufficiency of and weight of evidence supporting the findings described below. In order to grant your request for a variance, the Board must first make one or more of the findings described under 1, 2, and 3 below; the Board must then make the finding described in item 4 below. If the Board cannot make the required findings, it cannot approve a sign variance.

Therefore, you must complete each of the applicable Findings Statements as part of your application. Failure to do so may result in your application being rejected as incomplete. Please attach any additional support documents.

NO TCAD, Tax info  
Site is  
fully in Williamson  
County, as submitte  
address info for  
notice

VARIANCE FINDINGS: I contend that my entitlement to the requested variance is based on the following findings:

1. The variance is necessary because strict enforcement of the Article prohibits any reasonable opportunity to provide adequate signs on the site, considering the unique features of a site such as its dimensions, landscaping, or topography, because: This is an extremely large

site w/ over 700' frontage on Parmer. In order to not cause traffic  
problems, main entry put on Anderson Mill. This secondary entrance needs  
signage for emergency personnel  
OR,

2. The granting of this variance will not have a substantially adverse impact upon neighboring properties, because: it faces no structures or residences. Only

faces electric station and woods

OR,

3. The granting of this variance will not substantially conflict with the stated purposes of this sign ordinance, because: it is within the correct sizing + only

states name of the existing property

AND,

4. Granting a variance would not provide the applicant with a special privilege not enjoyed by others similarly situated or potentially similarly situated, because: they would

also need something to give identification + location of the property

APPLICANT CERTIFICATE – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed Merritt Lawn Mail Address 4913 Weeping Willow

City, State & Zip Houston, TX 77092

Printed Merritt Lawn Phone 713-957-2324 Date 2-5-15

OWNERS CERTIFICATE – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed Misti Morales Mail Address 820 Gessner Ste 1000

City, State & Zip Houston, TX 77024

Printed Misti Morales Phone 713-599-0280 Date 2-5-15

CLIENT



**ALLIANCE**  
RESIDENTIAL COMPANY

PROJECT

**BROADSTONE**

8 ONE HUNDRED

AUSTIN, TEXAS

DATE: 11-14-2014 | PROJECT NUMBER: 2142425



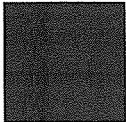
**Hardman Signs**

ARCHITECTURAL SIGNAGE & GRAPHICS

REP: MERRITT LAWN | DESIGNER: STEVE SIMS

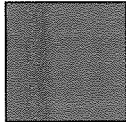
PALETTE/MATERIALS

PAINT COLORS:



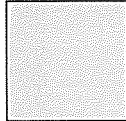
P1

URBANE BRONZE  
SW7048



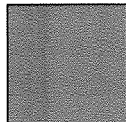
P2

SLATE TILE  
SW7624



P3

CHINA DOLL  
SW7517



P4

RENEWICK  
GOLDEN OAK  
SW2824

MATERIALS:



M1

WHITE ACRYLIC

TYPEFACES

TRAJAN BOLD:

ABCDEFGHIJKLMNOPQRSTUVWXYZ

ABCDEFGHIJKLMNOPQRSTUVWXYZ

1234567890! \$% &\*()

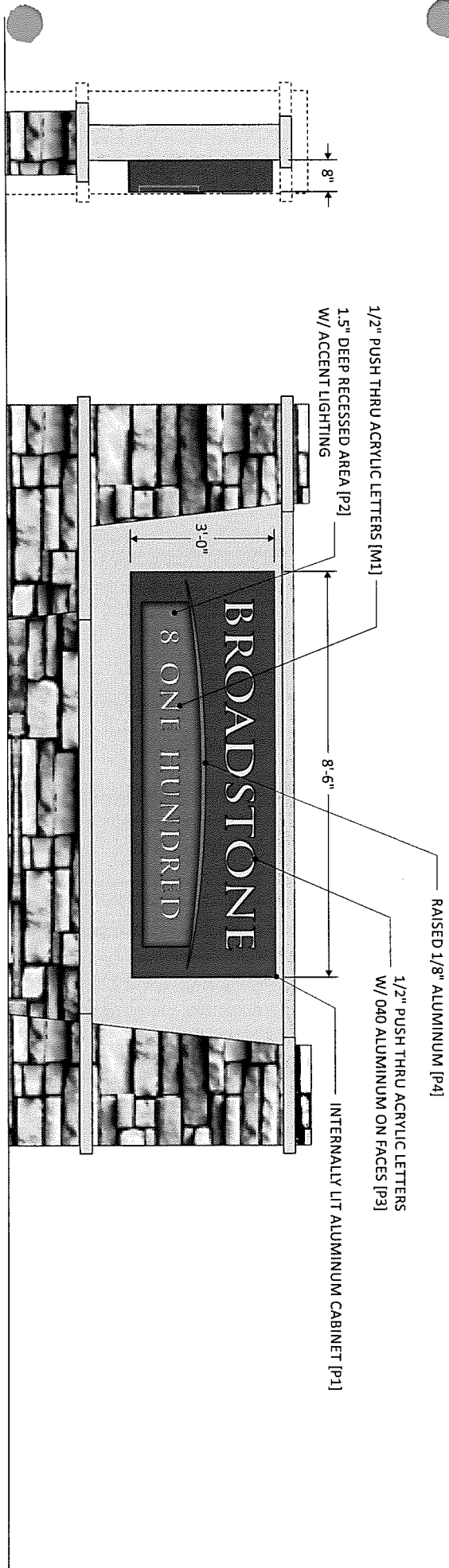
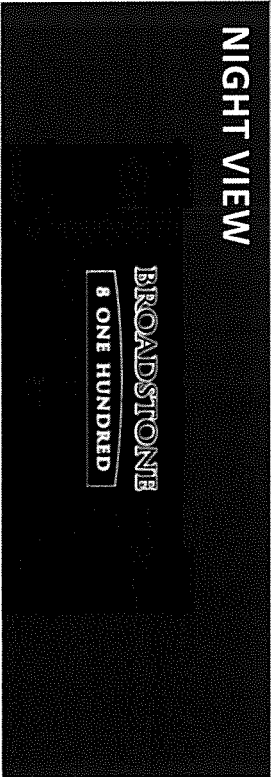
PROJECT FILENAME: BROADSTONE 8 ONE HUNDRED 2142425

ALLIANCE RESIDENTIAL | BROADSTONE 8 ONE HUNDRED

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SIGN TYPE: EX.2 | SECONDARY IDENTITY CABINET

QTY. 1 SINGLE FACE



PROJECT FILENAME: BROADSTONE 8 ONE HUNDRED 2142425

ALLIANCE RESIDENTIAL | BROADSTONE 8 ONE HUNDRED

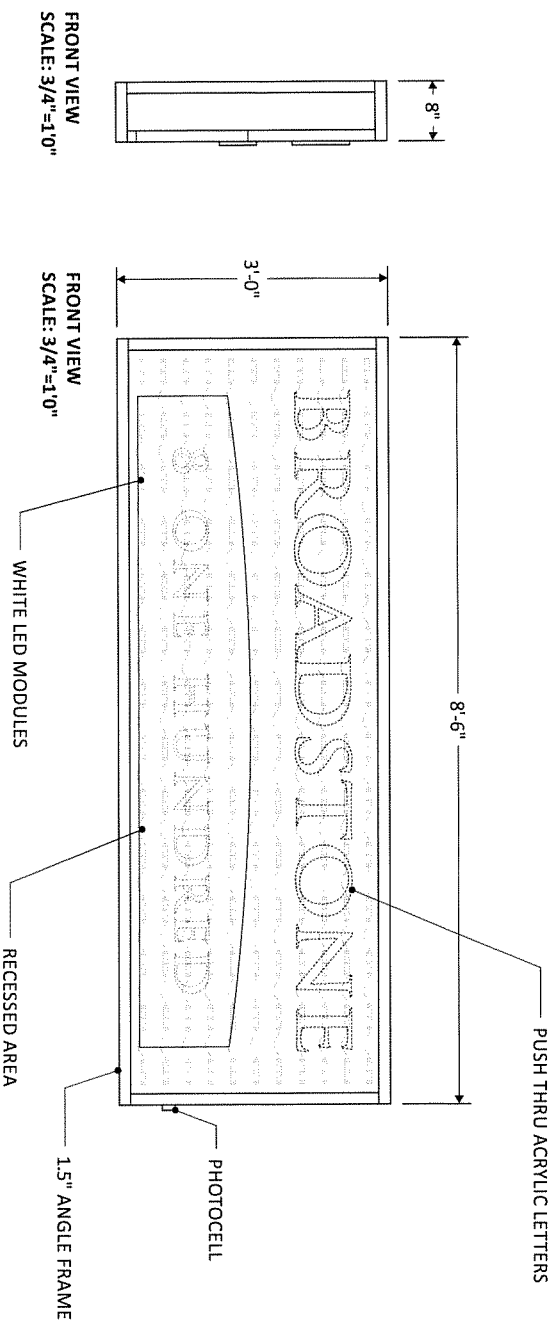
COPYRIGHT © HARDMAN SIGNS ALL RIGHTS RESERVED



SIGN TYPE: EX.2 | SECONDARY IDENTITY CABINET

## FABRICATION DETAILS

**VOLT: 120V. LOAD: 0.93A**

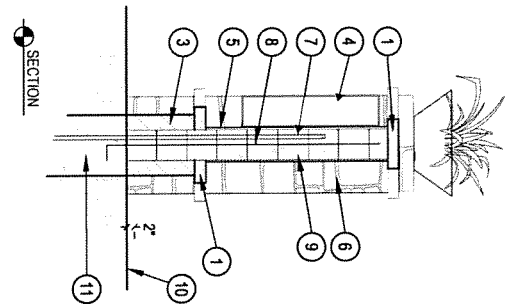
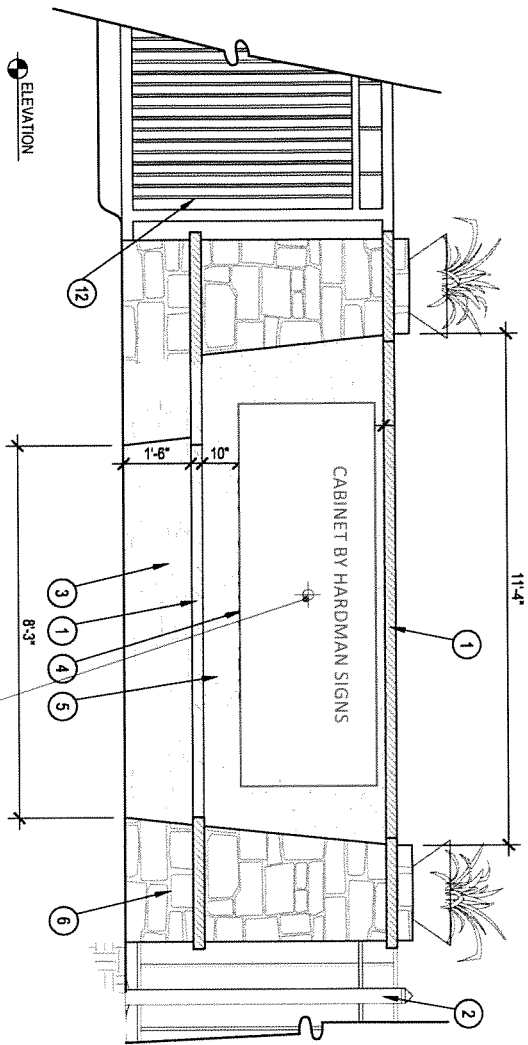


PROJECT FILENAME: BROADSTONE 8 ONE HUNDRED 2142425

ALLIANCE RESIDENTIAL | BROADSTONE 8 ONE HUNDRED

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FOUNDATION DETAILS



6 SECONDARY ENTRY SIGN

POWER BROUGHT TO SITE BY OTHERS.  
POWER CENTERED TO CABINET.

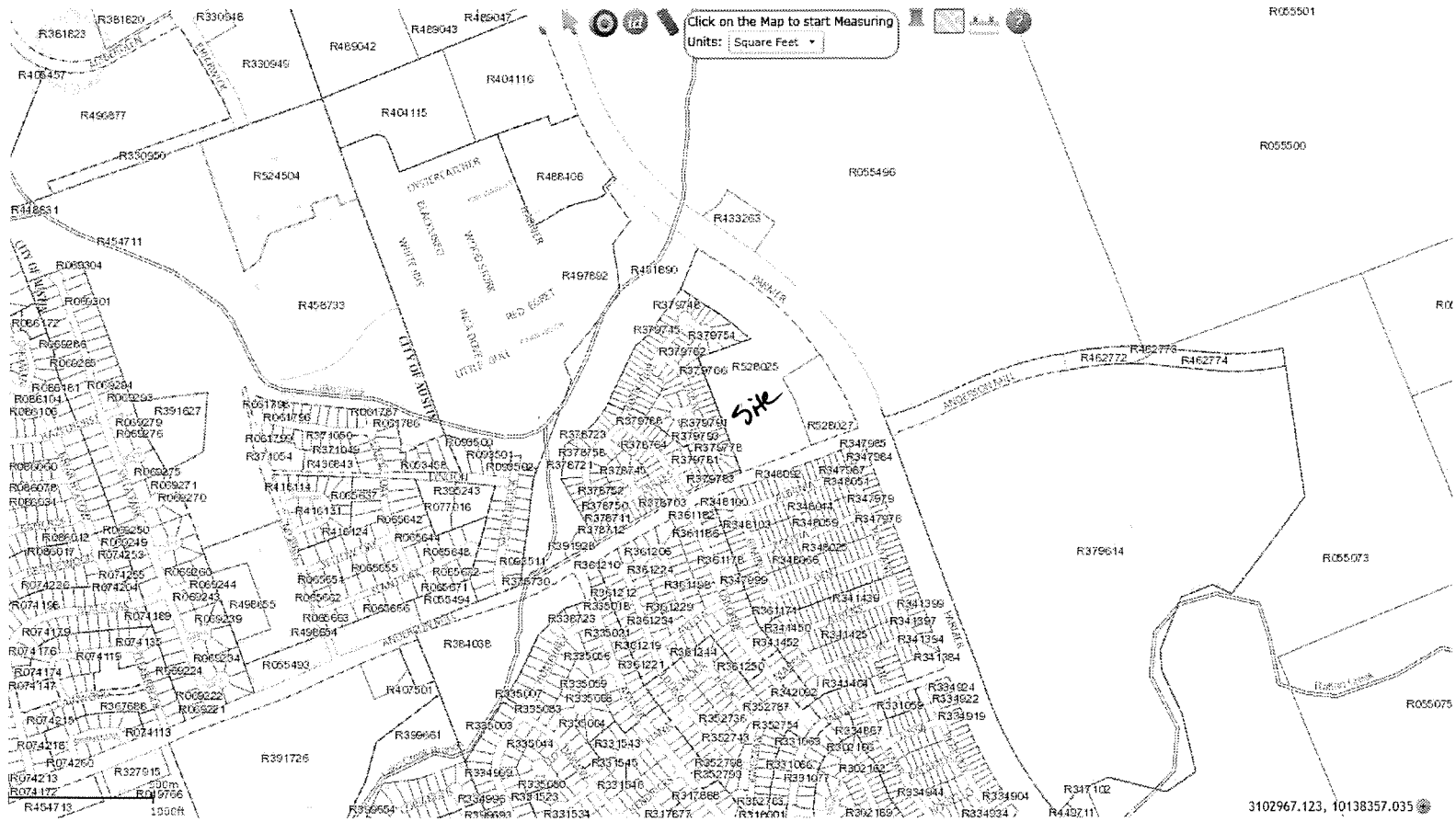
SCALE: 3/8"=1'0"

- 1 3" STONE CAP TO MATCH VENEER, 1" OVERHANG
- 2 WROUGHT IRON PERIMETER FENCE, REF. DETAIL 2A.1.12
- 3 4" STONE VENEER ON CMU BASE TO MATCH ARCHITECTURE
- 4 INTERNALLY LIT ALUMINUM CABINET BY HARDMAN SIGNS
- 5 STUCCO VENEER, COLOR TO MATCH ARCHITECTURE
- 6 ENTRY COLUMN, REF. DETAIL 5A.1.12
- 7 ELECTRICAL CONDUIT
- 8 (4) #4 VERTICAL REBAR IN FIELDED CELLS
- 9 GROUT FILLED 8x8x16 CMU BLOCK (TYP)
- 10 FINISH GRADE
- 11 CONCRETE FOOTING REF. STRUCTURAL
- 12 ENTRY GATE, REF. DETAIL 4A.1.12



# WILLIAMSON COUNTY PROPERTY OWNERS FOR PERMIT VARIANCE PERTAIN

<b>OWNER</b>	<b>ADDRESS</b>	<b>ZIP CODE</b>	<b>PARCEL NUMBER</b>
Craig A. Simon	360 Nueces St. Apt 3101	78701	R379747
David & Annisa Chang	8513 Alvin High Ln.	78729	R3789746
Allen Rohner	8509 Alvin High Ln.	78729	R379745
Mark & Kristi Fowler	8505 Alvin High Ln.	78729	R379744
Christopher Wilson	8501 Alvin High Ln.	78729	R379743
Ronald & Shiela Craven	8445 Alvin High Ln.	78729	R379742
Christopher W. Hopeman	8441 Alvin High Ln.	78729	R379741
Justin R. Birmingham	8437 Alvin High Ln.	78729	R379740
Rhet M. Brown	8433 Alvin High Ln.	78729	R379739
Deangelo & Melonie Zarzuela	8429 Alvin High Ln.	78729	R379738
Jonathan Kolchak	8425 Alvin High Ln.	78729	R379737
Soo Kar Lew	8421 Alvin High Ln.	78729	R379736
Judy L. Hessevick	8417 Alvin High Ln.	78729	R379735
Eric & Hana Smith	8413 Alvin High Ln.	78729	R379734
Norma P. Guerrero	8409 Alvin High Ln.	78729	R379733
James Spencer Daily	8405 Alvin High Ln.	78729	R379732
Deborah & Tara Nelson	8529 Alvin High Ln.	78729	R379749
Jesse Knifton	8531 Alvin High Ln.	78729	R379750
Weidong & Ling Yuan Hu	8535 Alvin High Ln.	78729	R379751
Michael & Delanie Weigand	8539 Alvin High Ln.	78729	R379752
Robert D. Rodriguez	8543 Alvin High Ln.	78729	R379753
Jennifer A. Ehrlich	8547 Alvin High Ln.	78729	R379754
Minghui & Jun Li Zhang	8551 Alvin High Ln.	78729	R379755
Chunae & Carlos Vazquez	8548 Alvin High Ln.	78729	R379756
Aaron Lippe	8544 Alvin High Ln.	78729	R379757
Neida Young	8540 Alvin High Ln.	78729	R379758
Katherine Harry	8516 Alvin High Ln.	78729	R379759
Beverley Briggs Pounds	8512 Alvin High Ln.	78729	R379760
John & Marie Boykin	8508 Alvin High Ln.	78729	R379761
David & Kimberley Neville	8504 Alvin High Ln.	78729	R379762
Shu Lou	8500 Alvin High Ln.	78729	R379763



R055501

R055500

R055503

R055075

3102967.123, 10138357.035

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